# \$166,900 - 1 4716 49 Street, Cold Lake

MLS® #E4434900

## \$166,900

3 Bedroom, 1.50 Bathroom, 698 sqft Condo / Townhouse on 0.00 Acres

Cold Lake South, Cold Lake, AB

Great investment opportunity or ideal starter home, located close to all amenities! The main level features a spacious living room that opens onto a private balcony, a bright, open-concept kitchen, a convenient storage room, and a 2-piece bathroom. On the lower level, you'll find a large primary bedroom, two additional bedrooms, and a full 4-piece bathroom. Perfect for first-time buyers or investors. Upgrades include: hwt (2020), fire extinguishers & C02 detectors (2022),washer (2023), dryer (2020), Furnace cleaning (2023)



## **Essential Information**

MLS® # E4434900 Price \$166,900

Bedrooms 3

Bathrooms 1.50

Full Baths 1

Half Baths 1

Square Footage 698

Acres 0.00

Year Built 2007

Type Condo / Townhouse

Sub-Type Townhouse

Style Bi-Level

Status Active







# **Community Information**

Address 1 4716 49 Street

Area Cold Lake

Subdivision Cold Lake South

City Cold Lake County ALBERTA

Province AB

Postal Code T9M 1Y4

### Amenities

Amenities On Street Parking, Deck, Detectors Smoke, Vinyl Windows

Parking 2 Outdoor Stalls, Front Drive Access, Parking Pad Cement/Paved

Interior

Appliances Dishwasher-Built-In, Dryer, Refrigerator, Stove-Electric, Washer,

Window Coverings

Heating Forced Air-1, In Floor Heat System, Natural Gas

Stories 2

Has Basement Yes

Basement Full, Finished

#### **Exterior**

Exterior Wood, Vinyl

Exterior Features Golf Nearby, Low Maintenance Landscape, Public Transportation,

Shopping Nearby, Ski Hill Nearby

Roof Asphalt Shingles

Construction Wood, Vinyl

Foundation Concrete Perimeter

#### Additional Information

Date Listed May 7th, 2025

Days on Market 176

Zoning Zone 60

Condo Fee \$250

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Listing information last updated on October 30th, 2025 at 7:02am MDT